

007.A

0004

0071.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

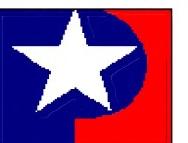
636,700 / 636,700

USE VALUE:

636,700 / 636,700

ASSESSED:

636,700 / 636,700



PROPERTY LOCATION

No	Alt No	Direction/Street/City
71		LAKE ST, ARLINGTON

OWNERSHIP

Owner 1:	BRINKEMA EUGENIE A	Unit #:	71
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Owner 2: JOHNSON EVAN A

Owner 3:

Street 1: 71 LAKE ST

Street 2:

Twn/City: ARLINGTON

St/Prov:	MA	Cntry:		Own Occ:	Y
Postal:	02474		Type:		

PREVIOUS OWNER

Owner 1:	MC KENNA ELAINE CIOPPOLA -
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Owner 2: -

Street 1: 73 LAKE STREET

Twn/City: ARLINGTON

St/Prov:	MA	Cntry:	
Postal:	02474		

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1930, having primarily Vinyl Exterior and 1545 Square Feet, with 1 Unit, 2 Baths, 0 3/4 Bath, 0 HalfBath, 8 Rooms, and 4 Bdrooms.

OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL	100	water		
o				Sewer		
n				Electri		
Census:				Exempt		
Flood Haz:						
D				Topo	1	Level
s				Street		
t				Gas:		

LAND SECTION (First 7 lines only)

Use Code	Description	LUC Fact	No of Units	Depth / PriceUnits	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
102	Condo		0		Sq. Ft.	Site		0	0.	0.00	7256																

IN PROCESS APPRAISAL SUMMARY

Legal Description								User Acct
								314045
								GIS Ref
								GIS Ref
								Insp Date
								06/07/18

PREVIOUS ASSESSMENT								Parcel ID	007.A-0004-0071.0		USER DEFINED	
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date		
2020	102	FV	624,200	3300	.	.	627,500	627,500	Year End Roll	12/18/2019		
2019	102	FV	553,300	3300	.	.	556,600	556,600	Year End Roll	1/3/2019		
2018	102	FV	490,800	3300	.	.	494,100	494,100	Year End Roll	12/20/2017		
2017	102	FV	448,600	3300	.	.	451,900	451,900	Year End Roll	1/3/2017		
2016	102	FV	448,600	3300	.	.	451,900	451,900	Year End	1/4/2016		
2015	102	FV	415,600	3300	.	.	418,900	418,900	Year End Roll	12/11/2014		
2014	102	FV	385,400	3300	.	.	388,700	388,700	Year End Roll	12/16/2013		

SALES INFORMATION

Grantor	Legal Ref	Type	Date	Sale Code	Sale Price	V	Tst	Verif	Notes
MC KENNA ELAINE	60141-42		10/1/2012		392,000	No	No		

BUILDING PERMITS

Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name
6/7/2018										Measured	DGM	D Mann
4/23/2013										NEW CONDO	BR	B Rossignol

ACTIVITY INFORMATION											
SIGN: VERIFICATION OF VISIT NOT DATA											
Total AC/HA:	0.00000	Total SF/SM:	0	Parcel LUC:	102	Condo	Prime NB Desc:	CONDO	Total:		
									Spl Credit		
									Total:		

